BOOK 6916 PAGE 8

WARRANTY DEED

This instrument was prepared by:

SCHULMAN, LeROY & BENNETT, P. C.
P. O. Box 2707
Nashville, Tennessee 37219

Address of New Owner(s):	Send Tax Bills to:	Map-Parcel Nos.
William F. Bailey and wife Brenda R. Bailey 1106 Woodland St. Nashville, Tn 37206	SAME	83-9-179

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $62,050.00

William F. Bailey
Affiant

Subscribed and sworn to before me this 11th day of July, 1986.

Teresa O. Smith
Notary Public

Commission expires: 4/21/90

20027

IDENTIFICATION REFERENCE

JUL 14 1 43 PM '86

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, H. MICHAEL BENNETT, TRUSTEE, hereinafter referred to as Grantor, have bargained and sold, and by these presents do transfer and convey unto WILLIAM F. BAILEY, and wife, BRENDA R. BAILEY, hereinafter referred to as Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being part of Lots Nos. 1 and 2 in J. B. Armstrong's Subdivision of Lots Nos. 12, 13 and 14, East Edgefield Plan of Lots, a plan of which Subdivision is of record in Book 57, page 110, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Rowena M. Gonzales by deed of record in Book 6464, page 972, Register's Office for said Davidson County, Tennessee.

Being the same property conveyed to H. Michael Bennett, Trustee by deed from Rowena M. Gonzales, a single person, of record in Book 6899, page 80, Register's Office for Davidson County, Tennessee.

This is unimproved/improved property, known as 101 South 11th Street, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantees, their heirs and assigns forever, and I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as hereinabove set forth, and taxes for the year 1986 which the Grantees herein assume and agree to pay, and which have been prorated.

AND I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 11 day of July, 1986.

H. Michael Bennett

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Teresa A. Smith, a Notary Public, H. MICHAEL BENNETT, TRUSTEE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 11th day of July, 1986.

Teresa A. Smith
Notary Public

My Commission Expires:
4/21/90

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

62050.00- CONT.
173.60 CSTAX
.50 PRFEE
6.00 WDFEE
CHECK 180.10-
6691A07/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 0 0 2 7-

IDENTIF. REFERENCE

JUL 14 1 43 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 270079